

FOR SALE OR LEASE



TIGARD TRIANGLE DEVELOPMENT OPPORTUNITY

7086 SW BEVELAND STREET, TIGARD, OREGON

- 0.62 acres - Existing Architectural Drawings for a 10,000 SF office building
- Existing 2,278 SF home has been converted into office space
- Adjacent lot of .68 acres also available allowing for an Office Building of up to 20,500 SF
- Located in the highly desirable Tigard Triangle adjacent to I-5, Hwy 217 and Hwy 99
- Flexible MUE (mixed use employment) zoning allows for both retail and office.
- Sale Price: \$595,000
- Connected to City Sewer
- Lease Rate: \$2,000/Mo. NNN (Free Rent Available)

The information contained herein is believed to be accurate but is not warranted as to its accuracy and may change or be updated without notice. Seller or landlord makes no representation as to the environmental condition of the property and recommends purchaser's or tenant's independent investigation.

Contact

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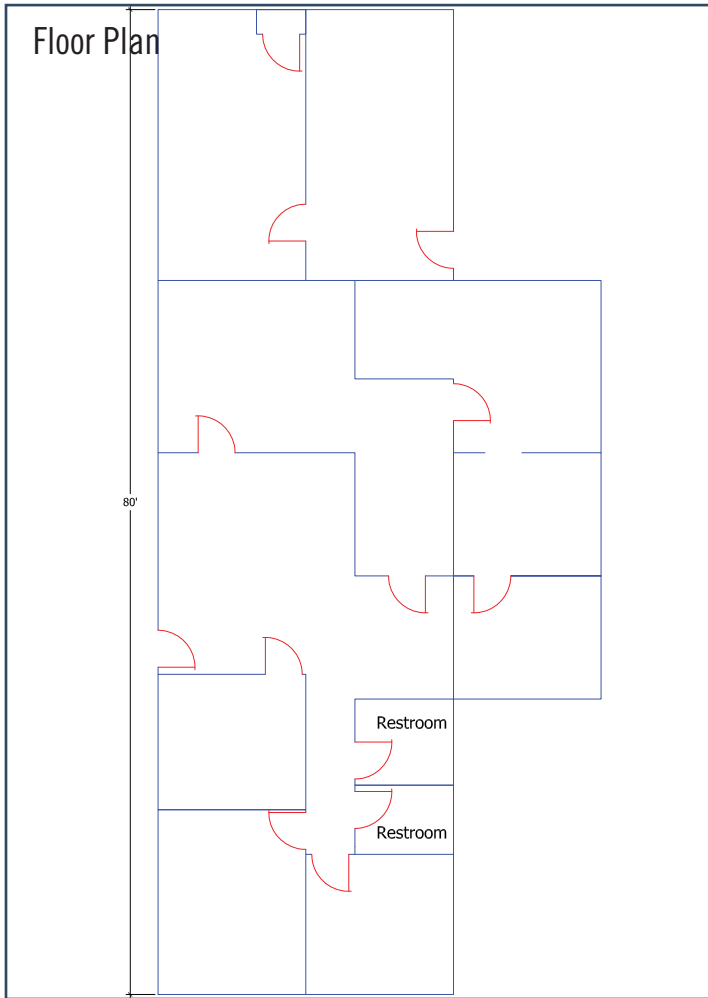
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